

MINUTES

MONROVIA DEVELOPMENT REVIEW COMMITTEE

Regular Meeting of the Monrovia Development Review Committee

Monrovia City Hall

415 South Ivy Avenue

Wednesday, September 14, 2016

Convene

Craig Jimenez convened the Regular Meeting of the Monrovia Development Review Committee of Wednesday, September 14, 2016, at 2:01 p.m. in the City Council Chambers.

In Attendance

Community Development, Craig Jimenez

Police, Nels Ortlund

Fire, Brad Dover

Approval of Minutes

Committee Member Ortlund moved to approve the meeting minutes for the meeting of August 31, 2016, seconded by Committee Member Dover. The motion unanimously carried.

PUBLIC HEARINGS

PMT2016-01278 Minor Exception; 543 Franklin Place, Paul Totten, applicant

Request: Applicant is requesting a Minor Exception from the MMC Section 17.12.040 to allow a wrought iron fence to exceed the maximum height (5' in lieu of 4' for a 50% open design fence) within the 5' side yard setback and the 5' setback from the front of the house. The applicant is proposing to locate a 5' wrought iron fence along the street side (west) property line. This property is in the RF (Residential Foothill Density) Zone.

Determine that the project is Categorically Exempt (Class 1) from the California Environmental Quality Act (CEQA).

Decision: Approved as presented.

PMT2016-01279 Minor Exception; 245 East Walnut Avenue, Eric Benden, applicant

Request: Applicant is requesting a Minor Exception from the MMC Section 17.12.040 to allow a solid fence to exceed the maximum height (6' in lieu of 3' solid) within the 5' side yard setback and the 5' setback from the front of the house. The applicant is proposing a 6' solid wood fence along the street side (east) property line. This property is in the RL (Residential Low Density) Zone.

Determine that the project is Categorically Exempt (Class 1) pursuant to the California Environmental Quality Act (CEQA).

Decision: Approved with conditions.

ADMINISTRATIVE REPORTS

PMT2016-01285 Advisory Review; 405 South Myrtle Avenue, Michael Bruno, applicant

Request: Advisory Review for a Conditional Use Permit for Beer and Wine (On-site and Off-site) at an existing bona-fide eating establishment, as well as a Conditional Use Permit for live entertainment at an existing restaurant, "Myrtle Tree Garden Café". This property is in the HCD (Historic Commercial Downtown) Zone.

Determine that the project is Categorically Exempt (Class 1) pursuant to the California Environmental Quality Act (CEQA).

Decision: Recommended approval to the Planning Commission with draft conditions of approval.

PMT2016-01286

Sign Review; 1602 South Myrtle Avenue, Field Myrtle Oil, Inc., applicant

Request: Applicant is requesting a Sign Review for two, aluminum channel letter, halo-lit, building wall signs for an existing business, "76 Gasoline Station". This property is in the PD-12 (Planned Development) Zone. Determine that the project is Categorically Exempt (Class 11) pursuant to the California Environmental Quality Act (CEQA).

Decision: Approved as presented.

REPORTS FROM STAFF

None.

ADJOURNMENT

2:47p.m.